

REAL ESTATE FOR SALE



Property Information

- Address: 933 Troy Avenue, Dyersburg (Dyer Co.), TN
- Property Type: Single Family Home & Garage
- Square Footage: 4,200 SF (House) 600 SF (Garage)
- Land Size: +/- 1.31 Acres
- Tax Parcel: 088N 014.00

For more Information

Hunter Newbill

Professional Real Estate Group

1250 Millsfield Highway | Dyersburg, TN 38024

C (731) 445-9998 | O (731) 285-505 | E Hunter@Dyersburg.com

Properties will be offered by Sealed Bid at a date and time to be determined. No offers will be accepted until such time as the State of Tennessee has advertised when Sealed Bids are due.

TERMS OF OFFERING

ALL CASH - "AS IS"

The State of Tennessee requests sealed bids for the purchase of the Real Estate located at 933 Troy Avenue, Dyersburg, (Dyer Co.), Tennessee.

NO MINIMUM BID

The State will accept sealed bids until **2:00 p.m. Central Time on TBD**. The State reserves the right to reject any and all bids. Please contact us (or visit our website) for bid package and additional information.

BID PROCEDURE

METHOD: Sale is to be by the sealed bid method. The State reserves the right to refuse or reject any or all bids.

OPENING: Sealed bids will be opened within two (2) business days after the Bid Due Date. Bids must be received by the State of Tennessee Real Estate Asset Management no later than **2:00 p.m. (Central Time) on TBD**. Late bids will be returned unopened.:

FORMAT: The bid must state the amount of the bid and identify the party or entity to whom the property will be conveyed. Bids must be sealed and contain the following information on the bottom left-hand corner of the envelope:

BID ENCLOSED: TR # 22-03-015
BID DUE DATE: TBD

ASSIGNMENT: Assignment of the Bidder's interests prior to or at the closing is strictly prohibited without the prior written consent of the State, which consent is in the sole discretion of the State, and which consent will not be granted unless the proposed assignee would have been qualified to originally bid.

SECURITY DEPOSIT: The bid must include a security deposit by cashier's check, in the amount of five (5%) of the total bid, payable to the State of Tennessee. Security deposits will be deposited the next business day. The security deposit will be applied to the purchase price for the successful bidder. The security deposit will be forfeited if the successful bidder fails to perform. Security deposits will be returned to unsuccessful bidders by separate State warrants.

EVALUATION: As a part of its evaluation of the proposals received, the State reserves the right to hold a Best and Final round of offers (the "BAFO"). In the event the State does hold a BAFO, then State shall notify parties that bids were received on time.

AWARD OF BID: Bids will be either accepted or rejected at the conclusion of bid evaluations within forty-five (45) days from the bid opening date.

TERMS OF SALE: The property will be sold "as is" for cash due upon closing. The balance of the purchase price shall be paid by cashier's check payable to the State of Tennessee. All of the State's right, title and interest will be conveyed to buyer by quitclaim deed without any warranties or covenants.

FORWARD BIDS TO:

State of Tennessee Real Estate Asset Management
312 Rosa L Parks Ave, 24th Floor
Nashville, TN 37243-0299
Attn: Brannon Butler

PROPERTY CONDITION DISCLOSURE

All information is provided so that interested parties may make informed decisions regarding this property. Accuracy is not guaranteed and it is not intended to be all inclusive. This is not a warranty or a substitute for any professional inspections or warranties that purchasers may wish to obtain. Purchasers agree to accept the property "as is."

STATE OF TENNESSEE TR. # 22-03-015

933 Troy Avenue
Dyersburg (Dyer County), Tennessee

BID FORM

I, _____, submit a bid of \$ _____,
for 933 Troy Avenue, Dyersburg, (Dyer Co.), TN, being the same property identified by the proposal
information for STREAM Transaction Number 22-03-015.

Enclosed is a cashier's check payable to the **State of Tennessee** in the amount of \$ _____
which constitutes the required bid deposit of five (5) percent of my total bid. The balance to be paid upon
notification by the State of Tennessee that the deed has been fully executed and is ready for delivery.

Please **Print** Name(s) Below:

Please **Sign** Name(s) Below:

Please provide below the exact name of the Grantee(s) and the address for notification of property taxes to
be used if you are the successful bidder.

Grantee(s) Name

Grantee(s) Address

City / State / Zip Code

Phone Number

E-Mail